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KNOW ALL MEN BY THESE PRESENTS,
012760

THAT BRANDON H. KULIK and JACQUELINE L. KULIK, husband and wife, of Waterville, County of Kennebec, and State of Maine,

In Consideration of ONE DOLLAR (\$1.00) and other valuable considerations, paid by FRANK S. WOOD AND J. DAWNA WOOD, whose mailing address is 2A Morrison Avenue, Waterville, County of Kennebec, and State of Maine,

the receipt whereof we do hereby acknowledge, do hereby give, grant, bargain, sell and convey, WITH WARRANTY COVENANTS, unto the said FRANK S. WOOD AND J. DAWNA WOOD, as joint tenants and not as tenants in common, their heirs and assigns forever,

A certain lot or parcel of land located Easterly of Morrison Avenue in Waterville, Kennebec County, and State of Maine and further bounded and described as follows, to wit:

Beginning at a stone bound marking a Northeasterly corner of land now or formerly owned by Louis A. Rancourt and Beverly Rancourt as recorded in the Kennebec County Registry of Deeds in Book 1600, Page 785 and a Northwesterly corner of land of the herein Grantors, said stone bound being located on the Southerly line of land now or formerly owned by George Whitten and Elizabeth Whitten as recorded in the Kennebec County Registry of Deeds in Book 2910, Page 181, said stone bound being further located on a bearing of South fifty-nine degrees fifty-five minutes East (S 59° 55' E) a distance of ninety and one tenth feet (90.1'), more or less, from an iron rod located on the Easterly side of Morrison Avenue marking a Southwesterly corner of land of said Whitten. Thence South twenty-four degrees twenty-three minutes West (S 24° 23' W) along the land of the herein Grantors for one hundred sixteen and nine tenths feet (116.9'), more or less, to a 3/4" steel pin with an identifying cap marked Thomas A. Wendell RLS 1266. Thence North fifty degrees forty-five minutes West (N 50° 45' W) along the land of the herein Grantors for thirty and zero tenths feet (30.0'), more or less, to a 3/4" steel pin with an identifying cap marked Thomas Wendell RLS 1266, said steel pin marking a Southeasterly corner of land of said Rancourt and a Northeasterly corner of land now or formerly owned by Debra J. Burke as recorded in the Kennebec County Registry of Deeds in Book 3672, Page 012. Thence North thirty-nine degrees fifteen minutes East (N 39° 15' E) along the land of said Rancourt for one hundred thirteen and zero tenths feet (113.0'), more or less, to the stone bound and point of beginning.

This conveyance is made subject to the right of E.T. Foster to construct and maintain a sewer over said premises in accordance with and agreement entered into between the said E.T. Foster and Alvah H. Smart, dated October 28, 1920, as recorded in the Kennebec County Registry of Deeds in Book 592, Page 149 to which agreement and conditions therein contained reference is hereby made. It is

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hereby understood that whatever rights the present Grantor may have by virtue of the right given to E.T. Foster in the agreement above mentioned, are hereby conveyed to the within Grantee, as well as excepted and reserved for the continued benefit of the herein Grantors. Further reference is made to an instrument from Elbridge T. Foster to the City of Waterville dated April 21, 1937 and recorded in the Kennebec County Registry of Deeds in Book 727, Page 390.

The herein described parcel of land contains one thousand six hundred ninety-five square feet (1,695 sq. ft.), more or less, and is a portion of the premises conveyed to the herein Grantors by Deed of Jean S. Osborne dated June 27, 1989 and recorded in the Kennebec County Registry of Deeds in Book 3579, Page 281. Magnetic bearings and distances are from a May, 1990 survey by Rowe and Wendell.

IN WITNESS WHEREOF, we, the said BRANDON H. KULIK and JACQUELINE L. KULIK, have hereunto set our hands and seals this 8th day of the month of June, 1990.

Signed, Sealed and Delivered
in the presence of

[Signature]
Witness

[Signature]
BRANDON H. KULIK

[Signature]
Witness

[Signature]
JACQUELINE L. KULIK

ACKNOWLEDGEMENT

STATE OF MAINE
COUNTY OF KENNEBEC, SS.

Personally appeared the above named BRANDON H. KULIK and JACQUELINE L. KULIK and acknowledged the foregoing instrument to be their free act and deed.

Before me,

Date: 6-8-90

[Signature]
NOTARY PUBLIC Samuel J. Humpert
MY COMMISSION EXPIRES
SEPTEMBER 22, 1990

RECEIVED KENNEBEC SS.

1990 JUN 26 AM 9:00

JUST: [Signature]
REGISTER OF DEEDS